Case 2:18-cv-00597-JCM-VCF Document 76 Filed 09/10/20 Page 1 of 3

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		(702) 485-3300 FAX (702) 485-3301	9	
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NON			13	
EBE			14	
SERT			15	VS.
GILE	v MAR' VEGAS	-85-3300	16	SFR INVESTMEN' Nevada limited liab AT CENTENNIAL ASSOCIATION, a corporation. SFR INVESTMEN' Nevada limited liab
IM	DEAL	(702) 4	17	
Y	7625		18	
			19	
			20	
			21	
			22	vs.
			23	
			24	DEUTSCHE BANK COMPANY, AS TI
			25	TRUST 2005-FF8,

1	DIANA S. EBRON, ESQ. Nevada Bar No. 10580						
2	Email: diana@kgelegal.com JACQUELINE A. GILBERT, ESQ.						
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	Telephone: (702) 485-3300						
7	Facsimile: (702) 485-3301 Attorneys for SFR Investments Pool 1, LLC						
8							
9	UNITED STATES DISTRICT COURT						
0	DISTRICT	OF NEVADA					
	DEUTSCHE BANK NATIONAL TRUST	Case No. 2:18-cv-005					
.1	COMPANY, AS TRUSTEE FOR FFMLT						
.2	TRUST 2005-FF8, MORTGAGE PASS-	JUDGMENT BY DE					
.3	THROUGH CERTIFICATES, SERIES 2005-FF8, a national bank,	AGAINST LESLIE					
.4	Plaintiff,						
.5	VS.						
6	SFR INVESTMENTS POOL 1, LLC, a						
7	Nevada limited liability company; SPRINGS						
	AT CENTENNIAL RÅNCH HOMEOWNERS ASSOCIATION, a Nevada non-profit co-op						
.8	corporation.						
.9	CED INVESTMENTS DOOL 1 LLC						
20	SFR INVESTMENTS POOL 1, LLC, a Nevada limited liability company,						
	The vacua minimum number of mpunity,						
21	Counter/Cross Claimant,						
22	vs.						
23							
	DEUTSCHE BANK NATIONAL TRUST						
24	COMPANY, AS TRUSTEE FOR FFMLT TRUST 2005-FF8, MORTGAGE PASS-						
25	THROUGH CERTIFICATES, SERIES 2005-						
26	FF8; UNITED GUARANTY RESIDENTIAL						
	INSURANCE COMPANY OF NORTH						
27	CAROLINA; LESLIE L. WRIGHT, an individual; DONNA C. GENTRY, an						
28	individual, DONNA C. OENTRT, an						

Case No. 2:18-cv-00597-JCM-VCF

JUDGMENT BY DEFAULT AGAINST LESLIE L. WRIGHT 1

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Counter/Cross Defendants.

JUDGMENT BY DEFAULT AGAINST LESLIE L. WRIGHT

This matter came before the Court on SFR Investments Pool 1, LLC's ("SFR") Motion for Judgment by Default against Leslie L. Wright ("Wright" or "Cross-Defendant"). Having considered the motion, including the declarations attached thereto, the Court makes the following findings of fact and conclusions of law:

- 1. On January 4, 2019, SFR filed a Cross-Complaint [ECF No. 28] for quiet title and injunctive relief against United, relating to real property located at 1013 Echo Beach Avenue, N. Las Vegas, Nevada 89086; Parcel No. 124-23-413-038 ("the Property").
- Wright failed to answer the complaint within the 21-day time limit set forth in FRCP 12. The Clerk of the Court appropriately entered a default against United on March 12, 2019.
- 3. Wright is not incompetent, an infant, or serving in the United States military.
- 4. SFR submitted credible evidence in support of its motion in the form of documents obtained from the Official Records of the Clark County Recorder and declarations made under penalty of perjury that demonstrate prima facie grounds sufficient to enter default judgment against Wright.

NOW, THEREFORE, pursuant to FRCP 55(b)(2), having considered the evidence and made the foregoing findings of fact and conclusions of law, and finding good cause,

IT IS ORDERED, ADJUDGED AND DECREED that Wright, any successors and assigns, have no right, title or interest in the Property and that SFR is the rightful title owner.

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	1	IT IS FURTHER ORDERED that this	is judgment does not adjudicate SFR's claims against,					
	2	or the defenses of, any other party to this case.						
	3		Xellus C. Mahan					
	4		UNITED STATES DISTRICT COURT JUDGE					
	5		Dated: September 10, 2020					
	6	Respectfully submitted by:						
	7	KIM GILBERT EBRON						
	8	<u>/s/ Jason G. Martinez</u> JASON G. MARTINEZ, ESQ. Nevada Bar No. 13375						
	9	7625 Dean Martin Dr., Ste. 110						
	10	Las Vegas, NV 89139 Attorneys for SFR Investments Pool 1, LLC						
	11	DATED this 22 nd day of July, 2020.						
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